

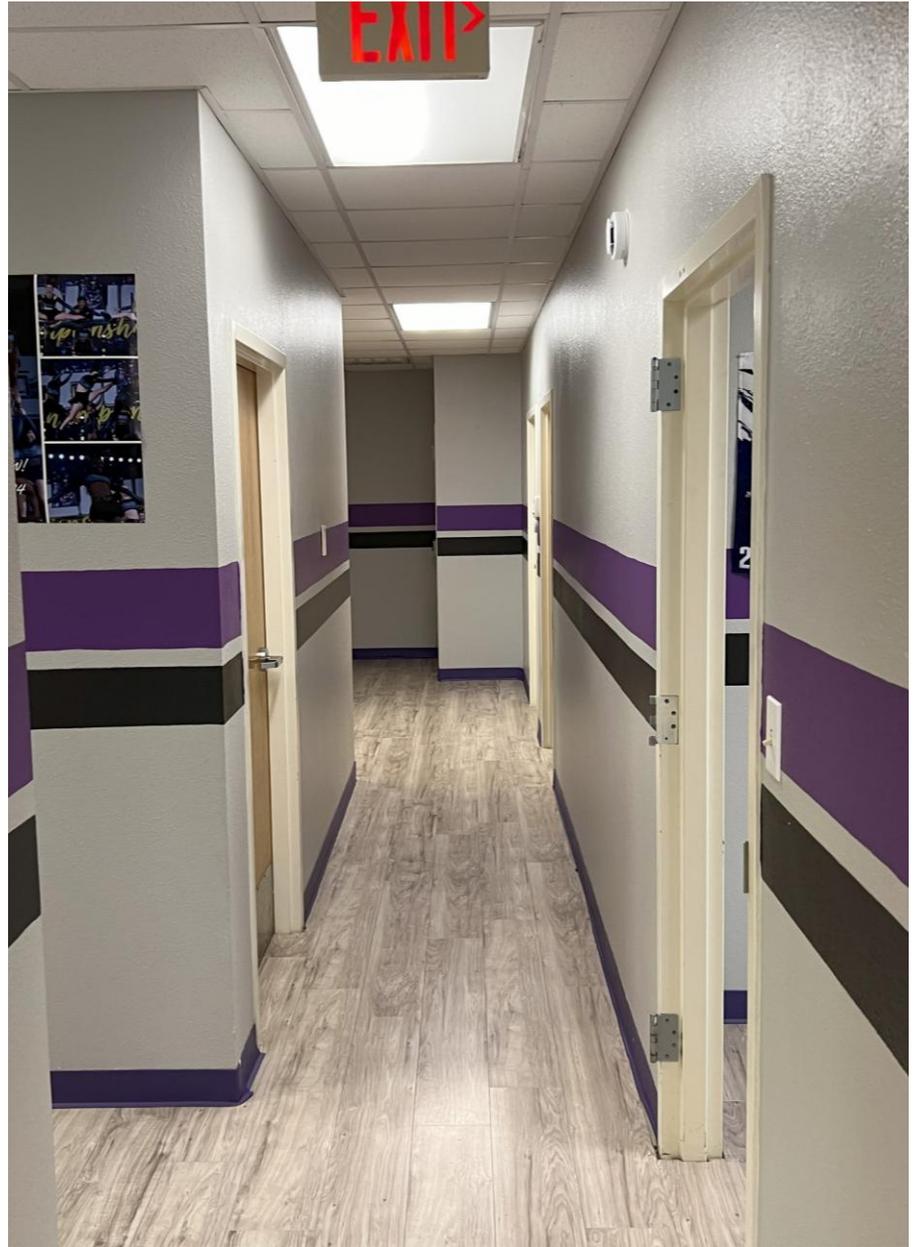
**12,000 sf Office Warehouse**  
**for Lease**  
**4351 Marlena Dr. in North**  
**Bossier City, La**

- **10,000 sf Climate Controlled Warehouse w 2000 sf Office**
- **Large Parking Lot**
- **Excellent Location in North Bossier City just off Viking Drive**
- **Dock High Loading Dock with ramp**



**H. Chris Stokes**  
**Associate Broker**  
**WALKER-ALLEY & ASSOCIATES**  
**LREC BROK.995717623-ASA**  
**P. O. Box 1757, SHREVEPORT, La 71166**  
**Ph 318-564-7906**  
**chris@walkeralley.com**

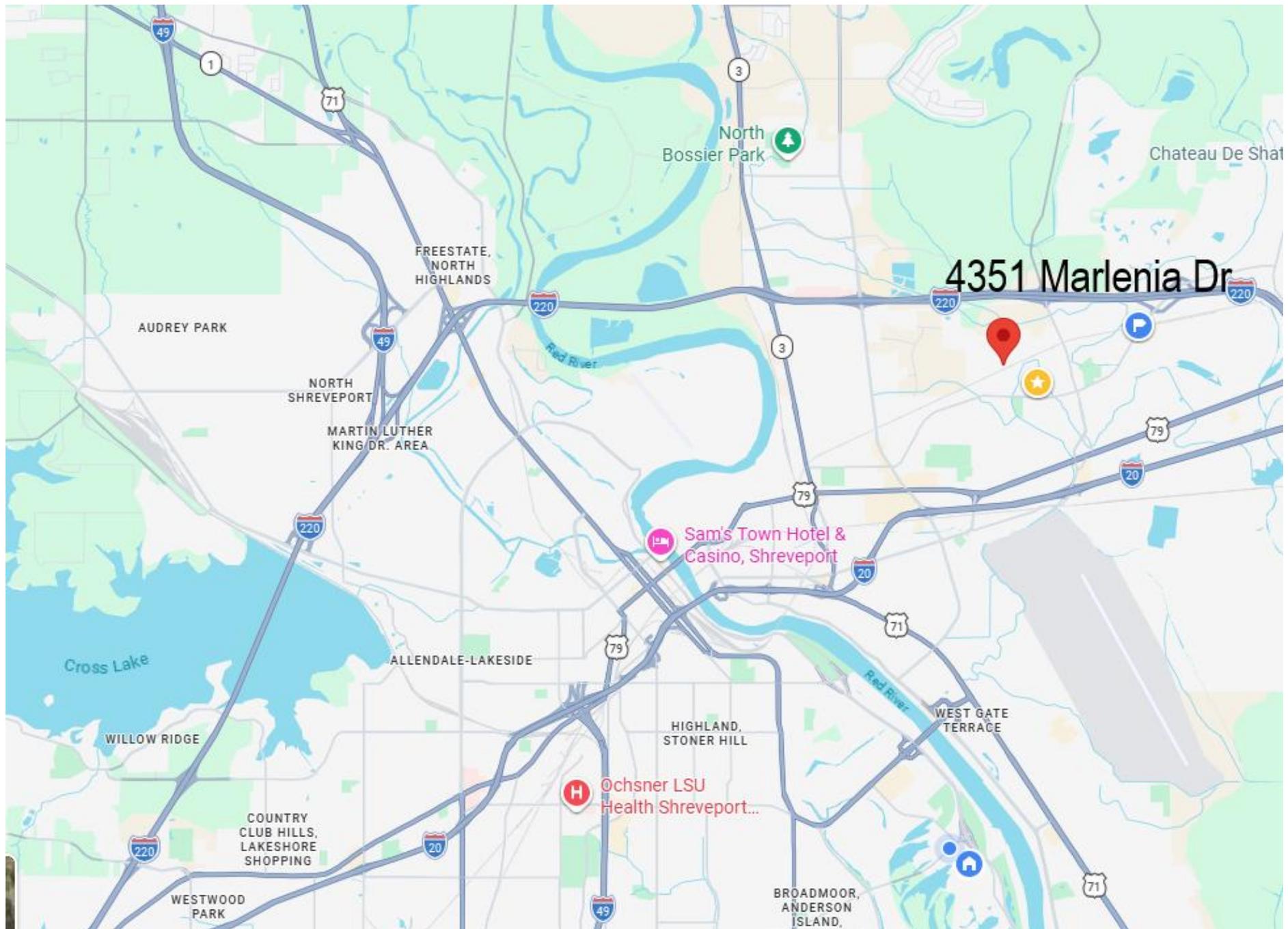
All information contained herein is believed to be accurate, but is not warranted and no liability of errors or omissions is assumed by either the owner or Walker-Alley & Associates, LLC and/or its agents or employees. March 2026











4351 Marlenia Dr

North Bossier Park

FREESTATE, NORTH HIGHLANDS

AUDREY PARK

NORTH SHREVEPORT

MARTIN LUTHER KING DR. AREA

Cross Lake

WILLOW RIDGE

ALLENDALE-LAKESIDE

COUNTRY CLUB HILLS, LAKESHORE SHOPPING

WESTWOOD PARK

HIGHLAND, STONER HILL

Ochsner LSU Health Shreveport...

WEST GATE TERRACE

BROADMOOR, ANDERSON ISLAND,